

ARTICLE 4 -- TEMPORARY USE REGULATIONS

4.1.0 GENERAL

Temporary uses are permitted only as expressly provided in this Article. Proposed temporary uses which are similar in nature and impacts of the uses, Article may be considered by the Planning Commission.

4.1.1 Temporary Use permit Required No temporary use shall be established unless a temporary use has been approved by the Planning Commission and a permit obtained from the Mayor or his designee as provided within Appendix C

4.1.2 Signage Limitation No signs in connection with a temporary use shall be permitted except in accordance with the provisions of Appendix A

4.1.3 Specific Temporary Uses Permitted The following are temporary uses, which are subject to the following specific regulations and standards, in addition to the other requirements specified in this ordinance:

A. Christmas Tree Sales

- Permitted in the ER, V, CS, and PI zoning districts.
- Maximum length of permit for display and open lot sales shall be 45 days.

B. Fireworks Sales

- Permitted in the ER, V, CS, CR and PI zoning districts, and also in certain tracts that abut Nolensville Road in the SR zoning district that are located within 4300 linear feet from the northernmost point on Nolensville Road at the common boundary of Davidson County/Williamson County and Corporate Boundary of the Town Of Nolensville.
- Maximum length of permit for display and sales shall be 45 days.
- No residential structure shall be within 300 feet of the proposed structure or use.
- No gas pumps shall be within 300 feet of the proposed structure or use
- The proposed use shall be located a minimum of 500 feet from other similar uses.

C. Contractor's Office, Construction Equipment Sheds and Storage of Building Materials

- Permitted in any district where use is incidental to a construction project.
- Office or shed shall not contain sleeping or cooking accommodations.
- Maximum length of permit shall be one (1) year, renewable at the discretion of the Mayor or his designee.
- Office or shed shall be removed at the completion of the construction project.
- Any gravel or pavement constructed to serve this use shall be returned to its natural state and shall be stabilized upon removal of the temporary use.

D. Real Estate Sales Office

- Permitted in any district for any new development approved in accordance with the Subdivision Regulations of Nolensville.
- Maximum length of permit shall be one (1) year, renewable at the discretion of the Mayor or his designee until the completion of the development of the subdivision.
- Office shall be removed upon completion of the development of the subdivision.

E. Produce or Farm Stand

- Permitted in the VF, ER, V, CS and PI zoning districts.
- Farm stands operating as a temporary use shall be open for no more than six (6) months per year.
- All temporary signs shall be affixed to the stand and, when added together, shall not exceed 35 square feet in area. The sign(s) may contain the name of the stand but shall only contain advertising that pertains to the produce sold at the stand. This type of sign will not require the issuance of a sign permit.
- The stand shall neither block nor be located within any right-of-way and shall be a minimum of ten (10) feet from the paved surface of the road. When located at intersecting roads, the stand shall conform to the clear-view distance requirements as set forth in Article 3.4.6.

F. Temporary Festival

- Permitted in the VF, ER, V, CS, OI and PI zoning district.
- The activity shall have a duration for no more than ten (10) days in a month, and limited to four (4) events per year. The Mayor or his designee may further restrict the hours and days of operation.
- The Mayor or his designee shall stipulate, based on the zoning pattern and nature of land uses in the immediate area, the maximum noise level permitted to occur at the site boundary.
- The Mayor or his designee shall have the discretion to request traffic impact information and use this information as a basis for his decision.

G. Food Service Stands

- Food service stands, including trailers or other portable devices, shall not be allowed except in association with an approved temporary festival with approval from the festival managers and property owners.
- Require a temporary permit from the Mayor or his designee that includes permission from the owners of property where they will operate.
- Operator must meet all state and county licensing requirements and health department regulations concerning food preparation and sales.

4.2.0 TEMPORARY USE PERMIT

4.2.1 Temporary Use Permit Required A temporary use permit must be obtained from the Mayor or his designee prior to the locating, constructing or beginning a temporary use.

4.2.2 Temporary Use Permit Application The application requirements for a Temporary Use permit shall be established by the Town in a form and content appropriate to demonstrate that the proposed use will be in compliance with applicable provisions of this ordinance. The Mayor or his designee shall have ten (10) days to review the application and render a decision to the applicant.